

CONSTRUCTION SUMMARY

North Oakville - 77 - 1 - GOLDFINCH (38-12) ELEV A

Registere Plan Number: Municipal Address: Closing: 26-May-21

BONUS

Inv.294	1 - \$7500.00 WORTH OF UPGRADES FROM VALERY HOMES DÉCOR CENTRE IS BEING APPLIED TOWARD THE COLOUR APPOINTMENT.
55	Note:
Line 6684	
23Feb21 / 29Apr21	

CABINETRY

Inv.294	1 - KITCHEN: INSTALL STANDARD KITCHEN PLAN. PURCHASER IS NOT UPGRADING.
39	DISREGARD ALL APPLIANCE SPECS. ELECTRICAL WILL REMAIN BEHIND THE STANDARD CABINETS.
Line 6683	Note:
23Feb21 / 29Apr21	
Inv.294	2 - MAIN BATH: INSTALL TWO (2) TOP DRAWERS IN VANITY (09D)
40	
Line 6578	Note:
23Feb21 / 29Apr21	
Inv.294	1 - MASTER ENSUITE: INSTALL ONE BANK OF DRAWERS IN VANITY (11D)
41	
Line 6579	Note:
23Feb21 / 29Apr21	
Inv.294	1 - LAUNDRY ROOM: INSTALL OPTIONAL LAUNDRY ROOM UPPERS
42	
Line 6580	Note:
23Feb21 / 29Apr21	
Inv.294	1 - POWDER ROOM: INSTALL UPGRADE 2 HARDWARE ON POWDER ROOM CABINETS
43	
Line 6583	Note:
23Feb21 / 29Apr21	
Inv.294	1 - MASTER ENSUITE: INSTALL UPGRADE 2 HARDWARE ON ENSUITE CABINETS
44	
Line 6584	Note:
23Feb21 / 29Apr21	

CERAMIC TILE

Inv.294	1 - FOYER/ POWDER ROOM: INSTALL UPGRADE 6 TILE
45	
Line 6586	Note:
23Feb21 / 29Apr21	

CONSTRUCTION

Inv.271	1 - POWDER ROOM: INSTALL SOUND PROOF INSULATION IN POWDER ROOM
28	
Line 5490	Note:
26Dec20 / 6Jan21	
Inv.134	1 - REMOVE DOOR FROM BEDROOM THREE(3) TO BATHROOM AND REPLACE WITH STANDARD WALL AS PER SKETCH
1	REMOVE CENTRAL VAC ROUGH-IN FROM BASEMENT AND RELOCATE TO GARAGE
Line 1798	Note:
14Jul20 / 14Jul20	

ELECTRICAL

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Register Plan Number: Municipal Address: Closing: **26-May-21**

Inv.271	1 - BELL AND CABLE LOCATION SKETCH. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS	Note:
Line 5466		
26Dec20 / 6Jan21		
Inv.271	1 - GREAT ROOM: INSTALL RECEPTACLES - DEDICATED 15 AMP 120 VOLT RECEPTACLE FOR TV ABOVE FIREPLACE	Note:
Line 5468		
26Dec20 / 6Jan21		
Inv.271	1 - GARAGE: NOTE LOCATION OF ONE OF THE STANDARD LIGHTS IN THE GARAGE.	
I3		
Line 5476		Note:
26Dec20 / 6Jan21		
Inv.271	1 - FRONT PORCH COACH LIGHT: INSTALL TIMER - TIMER FOR EXTERIOR LIGHTING ON PORCH COACH LIGHT	Note:
Line 5477		
26Dec20 / 6Jan21		
Inv.271	4 - KITCHEN: INSTALL FOUR (4) POT LIGHT - 4" LED NON-INSULATED CEILINGS ON SAME SWITCH. KEEP STANDARD LIGHT. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS	Note:
Line 5478		
26Dec20 / 6Jan21		
Inv.271	4 - BREAKFAST AREA: INSTALL FOUR (4) POT LIGHT - 4" LED NON-INSULATED CEILINGS ON SAME SWITCH. KEEP STANDARD LIGHT. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS	Note:
Line 5479		
26Dec20 / 6Jan21		
Inv.271	6 - GREAT ROOM: INSTALL SIX (6) POT LIGHT - 4" LED NON-INSULATED CEILINGS ON SAME SWITCH. KEEP STANDARD LIGHT. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS	Note:
Line 5480		
26Dec20 / 6Jan21		
Inv.271	3 - MAIN HALL: INSTALL THREE (3) POT LIGHT - 4" LED NON-INSULATED CEILINGS ON SAME SWITCH. KEEP STANDARD LIGHT. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS	Note:
Line 5481		
26Dec20 / 6Jan21		
Inv.271	4 - UPPER HALL: INSTALL FOUR (4) POT LIGHT - 4" LED - INSULATED CEILINGS. ON SAME SWITCH. KEEP STANDARD LIGHT. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS	Note:
Line 5482		
26Dec20 / 6Jan21		
Inv.271	6 - INTERIOR POT LIGHTS: INSTALL SIX (6) DIMMER SWITCHES - DIMMER FOR LED POT LIGHTS. FOR KITCHEN, BREAKFAST AREA, GREAT ROOM, MAIN HALL, UPPER HALL AND LANDINGS. SEE SKETCH	Note:
Line 5483		
26Dec20 / 6Jan21		
Inv.271	1 - KITCHEN: RELOCATE CEILING FIXTURE - RELOCATE STANDARD CEILING FIXTURE TO GO ABOVE ISLAND. LOCATION MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS	Note:
Line 5484		
26Dec20 / 6Jan21		



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Inv.271 23 Line 5485 26Dec20 / 6Jan21	1 - PORCH CEILING: INSTALL ONE (1) POT LIGHT - 4" LED - EXTERIOR SOFFITS Note:
Inv.271 24 Line 5486 26Dec20 / 6Jan21	6 - SIDE AND REAR OF HOUSE: INSTALL SIX (6) POT LIGHT - 4" LED - EXTERIOR SOFFITS. TWO POTS ON EACH SIDE OF THE HOUSE. SEE SKETCH FOR LOCATIONS Note:
Inv.271 25 Line 5487 26Dec20 / 6Jan21	4 - FRONT EXTERIOR: INSTALL FOUR (4) POT LIGHT - 4" LED - EXTERIOR SOFFITS- FRONT OF HOUSE Note:
Inv.271 26 Line 5488 26Dec20 / 6Jan21	1 - KITCHEN: INSTALL ELECTRICAL - ROUGH-IN FOR 30 - 40 AMP BUILT-IN WALL OVEN Note:
Inv.271 30 Line 5493 26Dec20 / 6Jan21	1 - KITCHEN: INSTALL RECEPTACLES - ADDITIONAL 15 AMP 120 VOLT RECEPTABLE FOR GAS STOVE Note:
Inv.271 32 Line 5495 26Dec20 / 6Jan21	2 - MASTER BEDROOM: INSTALL TWO (2) RECEPTACLES - DEDICATED 15 AMP 120 VOLT RECEPTABLE. SEE SKETCH. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS Note:
Inv.271 20 Line 5497 26Dec20 / 6Jan21	2 - UPPER LANDINGS: INSTALL TWO (2) POT LIGHT - 4" LED - INSULATED CEILINGS ON SAME SWITCH. KEEP STANDARD LIGHT. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS Note:
Inv.271 33 Line 5498 26Dec20 / 6Jan21	3 - POWDER ROOM - MASTER ENSUITE - MAIN BATH: INSTALL BATHROOM FAN - SWITCH - 80 CFM WHISPER VALVE PANASONIC BATHROOM FAN COMPLETE WITH SWITCH Note:

FIREPLACE

Inv.271 31 Line 5494 26Dec20 / 6Jan21	1 - GREAT ROOM: INSTALL FIREPLACE - BLOWER - HEAT CIRCULATING BLOWER - AUB . NOT FOR 2 - SIDED OR 3 - SIDED FIREPLACE Note:
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HARDWOOD FLOORING

Inv.294 46 Line 6588 23Feb21 / 29Apr21	1 - MAIN FLOOR- UPPER HALL: INSTALL UPGRADE 3 HARDWOOD IN KITCHEN, BREAKFAST AREA AND GREAT ROOM, MAIN HALL AND UPPER HALL Note:
Inv.294 47 Line 6589 23Feb21 / 29Apr21	1 - STAIRCASE: INSTALL SANDED LANDINGS Note:

HVAC

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Inv. 271	1 - KITCHEN: INSTALL GAS PIPING AND OTHER - GAS LINE R/I FOR MAIN FLOOR - STOVE
29	
Line 5491	Note:
26Dec20 / 6Jan21	
Inv. 271	1 - AIR CONDITIONER AND FLOW - THROUGH HUMIDIFIER AND MEDIA FILTER - ANX13 -
35	13 SEER - R - 410A - 2.5 TON - WITH FLOW THRU HUMIDIFIER AND 5 INCH MEDIA FILTER
Line 5588	Note:
26Dec20 / 6Jan21	

INTERIOR DOORS & TRIM

Inv. 294	1 - MAIN FLOOR: INSTALL 8" CROWN MOULDING ON MAIN FLOOR (A110)- THROUGHOUT
49	MAIN FLOOR, **NOT INCLUDING THE INSIDE OF THE POWDER ROOM
Line 6591	Note:
23Feb21 / 29Apr21	
Inv. 294	16 - INSTALL CONMORE DOORS THROUGHOUT HOUSE
50	
Line 6592	Note:
23Feb21 / 29Apr21	
Inv. 294	1 - INSTALL SLIP STREAM HARDWARE IN BLACK WITH SQUARE ROSETTES THROUGHOUT
51	HOUSE
Line 6593	Note:
23Feb21 / 29Apr21	
Inv. 294	1 - FRONT DOOR: INSTALL TAYMORE CONCIERGE 400 KEYLESS DEADBOLT IN BLACK,
52	WITH SLIP STREAM HANDLE IN BLACK
Line 6594	Note:
23Feb21 / 29Apr21	
Inv. 294	1 - INSTALL STEP BEVEL TRIM: 1 1/8" X 3 1/4" STEP BEVEL BACKBAND CASING, 7 1/4" STEP
53	BEVEL BASE. THROUGHOUT HOUSE
Line 6595	Note:
23Feb21 / 29Apr21	

MISCELLANEOUS

Inv. 294	1 - MASTER ENSUITE: INSTALL FRAMELESS SHOWER
54	
Line 6596	Note:
23Feb21 / 29Apr21	
Inv. 271	1 - Purchaser has attended a Structural appointment at the Decor Centre & has DECLINED any additional
37	upgrades and accepts and acknowledges that there will be no further structural
	changes/additions/deletions to be made upon signing
Line 5589	Note:
26Dec20 / 6Jan21	
Inv. 271	1 - Purchasers are aware & accepts that ANY changes made to upgrades after signing this Purchasers
38	Extra Form are subject to a minimum administration fee
Line 5590	Note:
26Dec20 / 6Jan21	
Inv. 294	1 - Purchaser has attended a Colour appointment at the Decor Centre & has DECLINED any additional
56	upgrades and accepts and acknowledges that there will be no further structural
	changes/additions/deletions to be made
Line 6685	Note:
23Feb21 / 29Apr21	



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Inv.294	1 - Purchasers are aware & accepts that ANY changes made to upgrades after signing this Purchasers
57	Extra Form are subject to a minimum administration fee
Line 6686	Note:
23Feb21 / 29Apr21	

PAINT

Inv.294	1 - STAIRCASE: STAIN ONE SET OF STAIRS
48	
Line 6590	Note:
23Feb21 / 29Apr21	

PLUMBING

Inv.271	1 - MASTER ENSUITE: RAINSHOWER ACCESSORY
9	
	6" STRAIGHT SHOWER ARM
	MODEL 116651
Line 5586	Note:
26Dec20 / 6Jan21	
Inv.271	3 - POWDER ROOM - MAIN BATH - MASTER ENSUITE:
34	
	INSTALL HOT WATER ROUGH-IN BEHIND TOILETS IN EACH WASHROOM. THREE (3) IN
	TOTAL
Line 5587	Note:
26Dec20 / 6Jan21	
Inv.271	1 - MASTER ENSUITE: INSTALL RAINSHOWER HEAD IN ENSUITE SHOWER CEILING
7	
Line 5471	Note:
26Dec20 / 6Jan21	
Inv.271	1 - MASTER ENSUITE: INSTALL SHOWER HEAD - RAINSHOWER HEAD
8	
	MOEN S112
	WATERHILL 1 FUNCTION 10" RAINSHOWER WITH IMMERSION
	LONGER SHOWER ARM REQUIRED
Line 5472	Note:
26Dec20 / 6Jan21	
Inv.271	1 - MASTER ENSUITE: INSTALL EXTRA VANITY SINK (PLUMBING ONLY)
10	
Line 5473	Note:
26Dec20 / 6Jan21	
Inv.271	1 - KITCHEN: INSTALL EXTRA ROUGH-IN LINE FOR FRIDGE ICE MAKER WITH SHUT-OFF
11	
Line 5474	Note:
26Dec20 / 6Jan21	
Inv.271	1 - BACKFLOW PREVENTER VALVE
12	
Line 5475	Note:
26Dec20 / 6Jan21	
Inv.271	1 - BASEMETN: INSTALL 3 PIECE BATHROOM - EXTRA ROUGH-IN 3 PIECE BASE
36	BATHROOM. SEE SKETCH FOR LOCATION
Line 5637	Note:
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VACCUM/BELL



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Inv. 271	1 - GREAT ROOM: INSTALL CONDUIT - 1 1/4" ORANGE FLEX CONDUIT APPROX. 35FT FOR FIREPLACE FOR TV	
5	Line 5469	Note:
26Dec20 / 6Jan21		
Inv. 271	1 - BREAKFAST AREA: INSTALL SURROUND SOUND - SINGLE ZONE AUDIO ROUGH-IN SPEAKER WIRES (X2) CAT-5E CABLES (X2) 6.5 INCH SPEAKER BRACKETS (1 PAIR)	
6	Line 5470	Note:
26Dec20 / 6Jan21		
Inv. 271	1 - IPTV NETWORK CABLE PACKAGE - 4-CAT6 NETWORK CABLES AND TERMINATION. LOCATIONS MAY VARY SLIGHTLY DUE TO JOIST LOCATIONS	
3	Line 5467	Note:
26Dec20 / 6Jan21		

WINDOWS

Inv. 271	2 - BASEMENT: ENLARGE TWO (2) BASEMENT WINDOW - EXTRA STANDARD WINDOW - 36 X 30	
27	Line 5489	Note:
26Dec20 / 6Jan21		

Lot 77

Lot 77

Lot 77

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S/S AS

DS
S/S AS

April 8, 2021

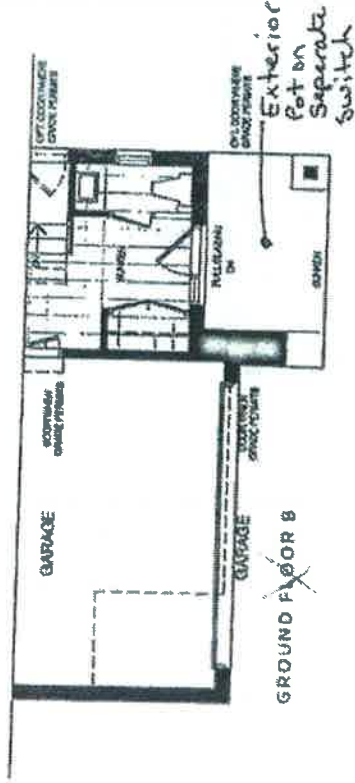
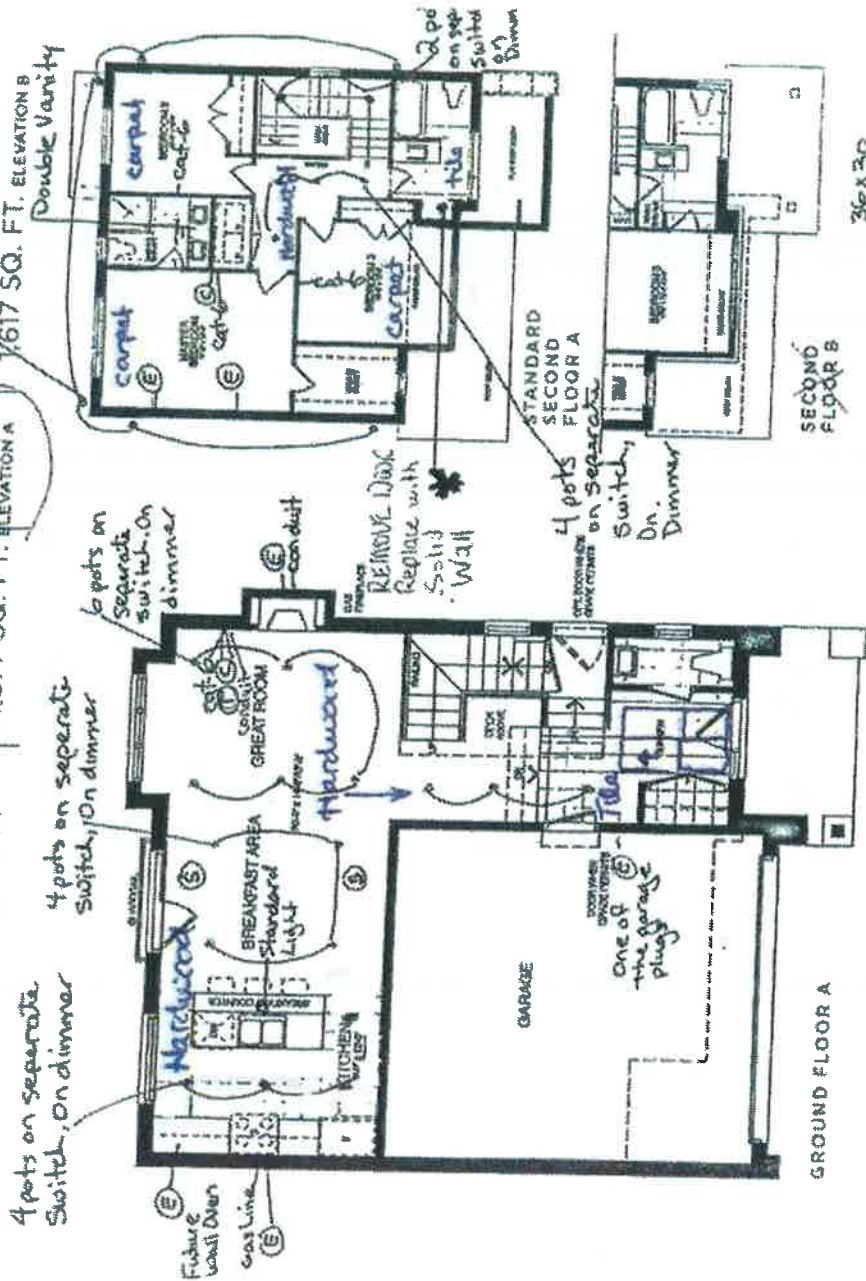
Telephone — (T)
Cable — (C)
Electrical — (E)

GOLDFINCH

1,577 SQ. FT.

ELEVATION A

1,617 SQ. FT. ELEVATION B

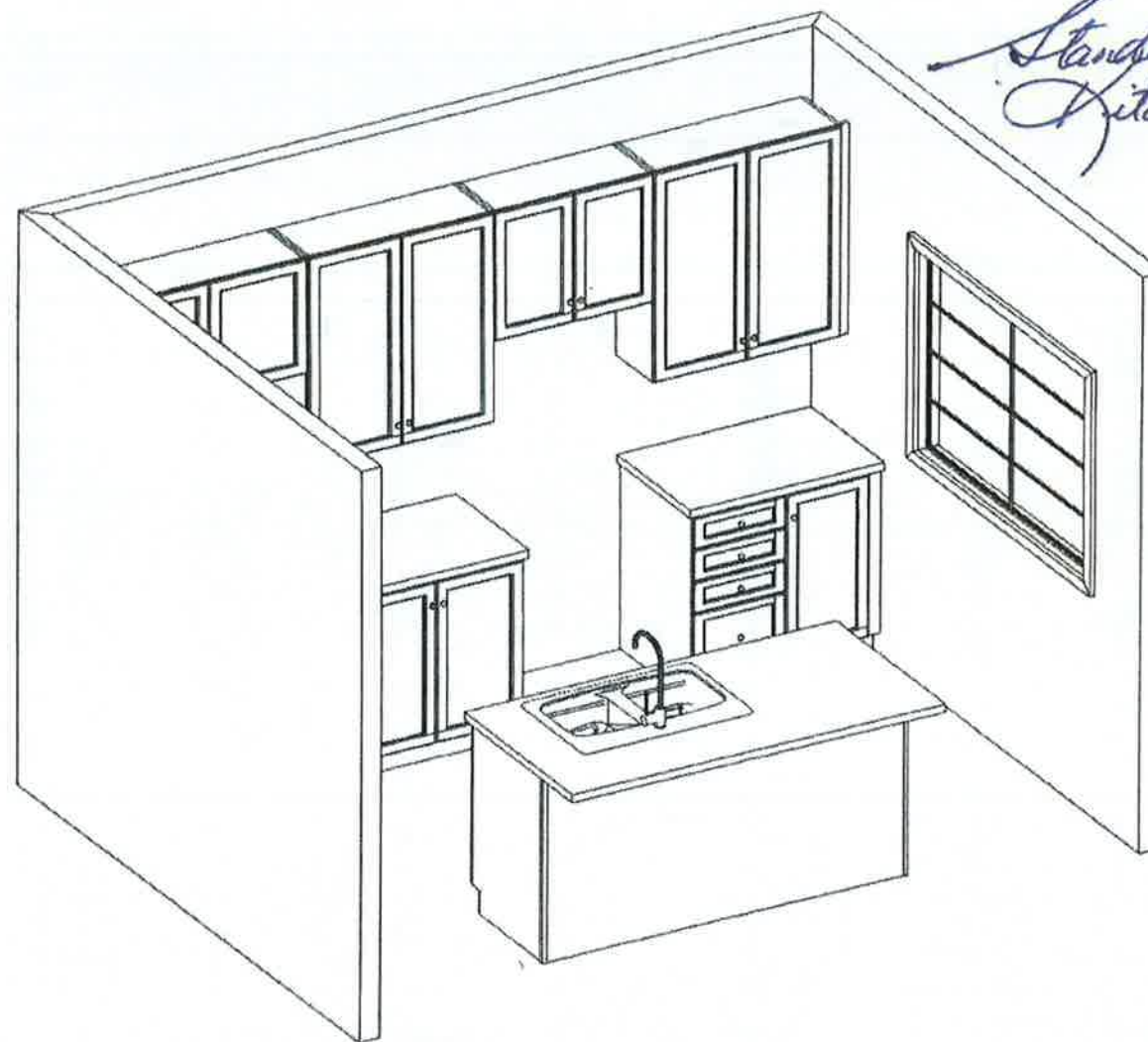


VALERY NORTH OAKVILLE

All dimensions are approximate and subject to normal construction variances. Dimensions may exceed the visible floor area. Sizes and specifications are subject to change without notice. Familyline is displayed for illustrative purposes only and does not necessarily represent the actual electrical plan for the suite. Suites are sold unfinished. Balcony and terrace variations may apply. Contact a sales representative for further details. E&O.E. ©Valery Homes 2020. All rights reserved.

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Standard Kitchen



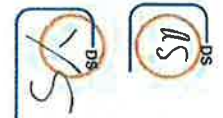
FRENDEL
KITCHENS & BATHS
180, 200, 300, 400, 500, 600, 700, 800, 900, 1000

VALERY HOMES
NORTH OAKVILLE
3812

STANDARD FEATURES:

- 100cm Upper cabinets
- Ceiling strip to underside of bulkhead in Kitchen
- Backing on Kitchen and Bath cabinets
- Kitchen countertops by others
- Post-form laminate countertops in baths and laundry

Set 77



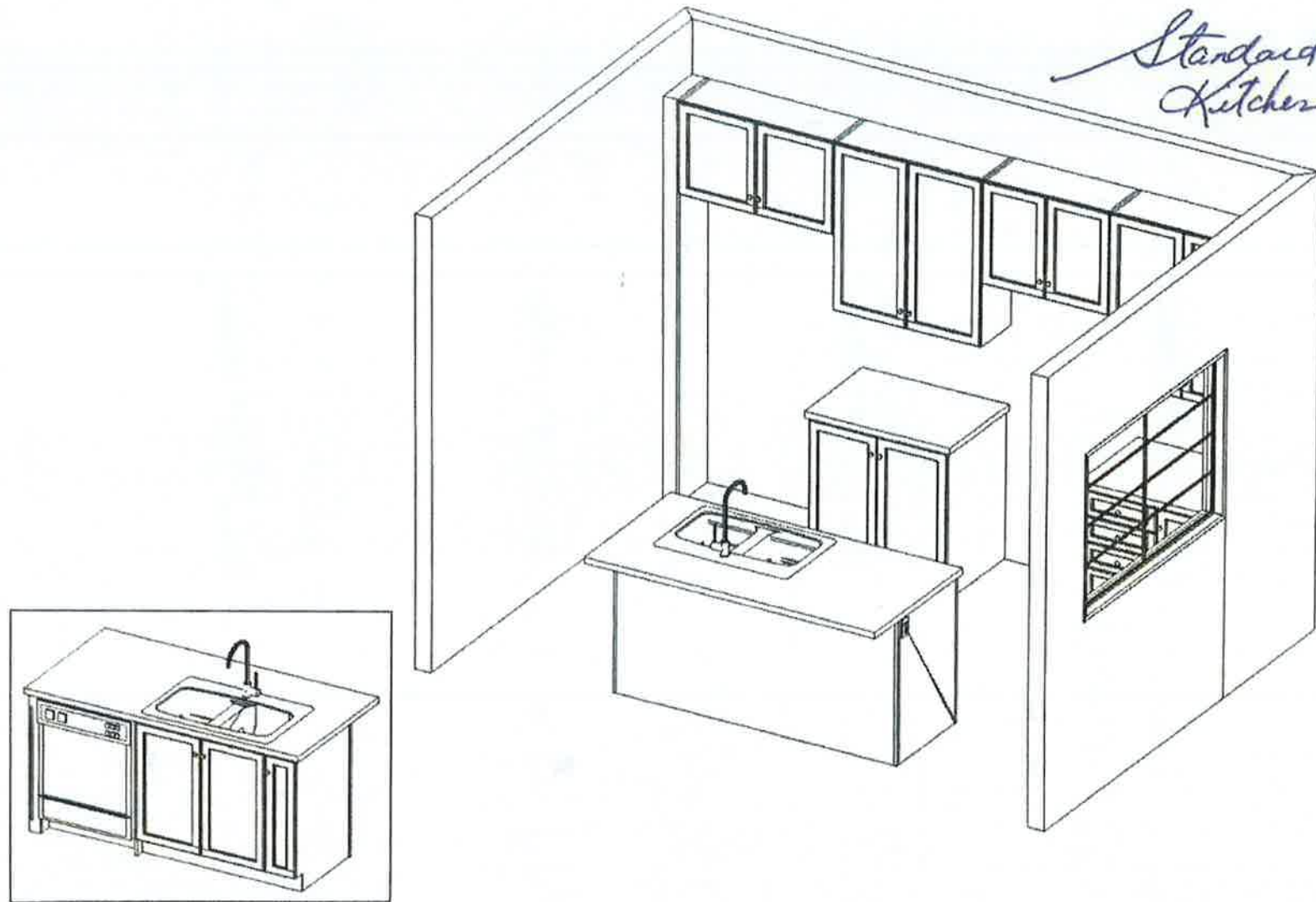
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Date: August 11, 2020
Scale: Not To Scale

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Date:

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*Standard
Kitchen*



**VALERY HOMES
NORTH OAKVILLE
3812**

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Lot 77

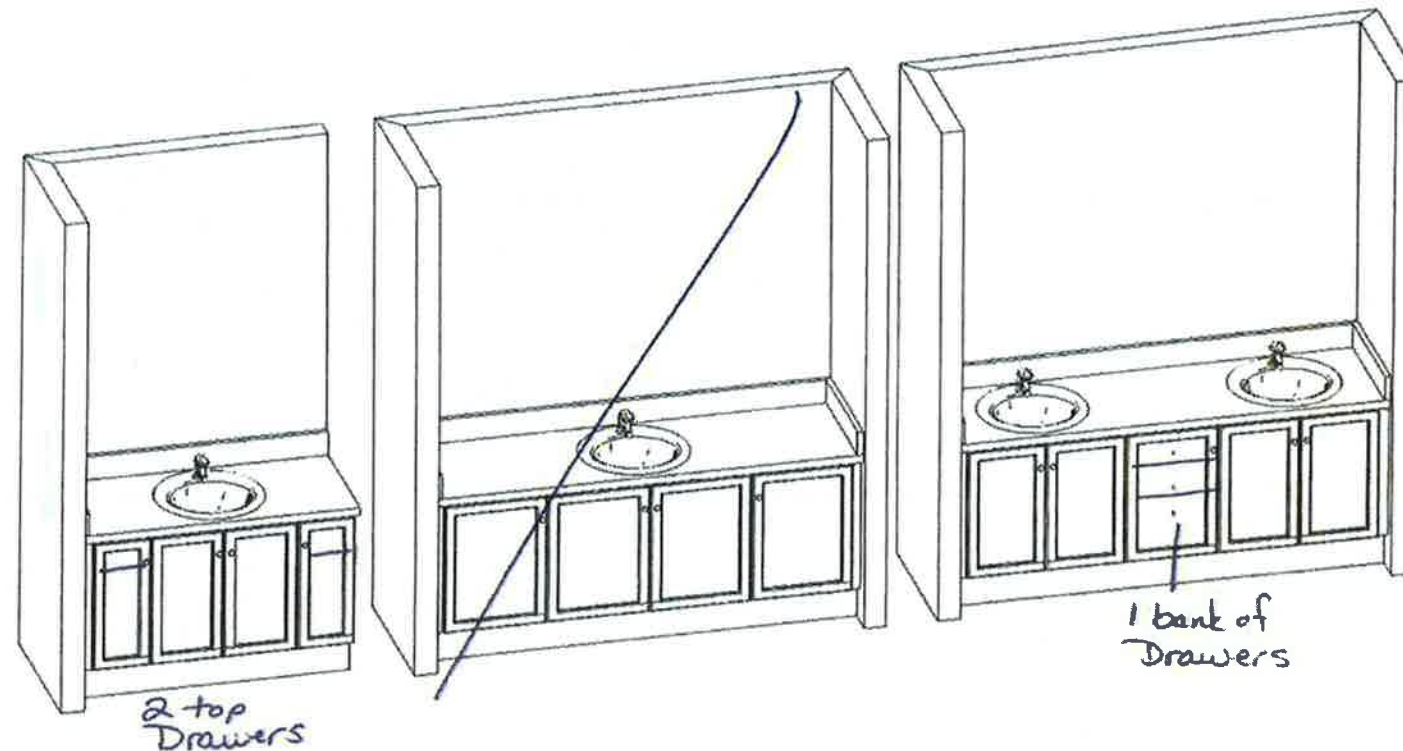
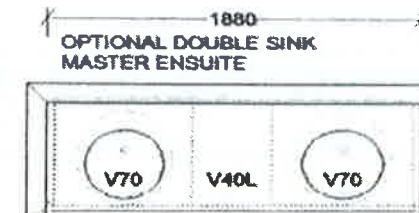
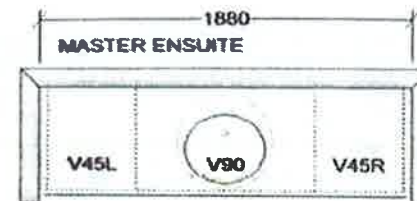
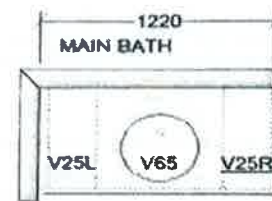


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NORTH OAKVILLE
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Not 77



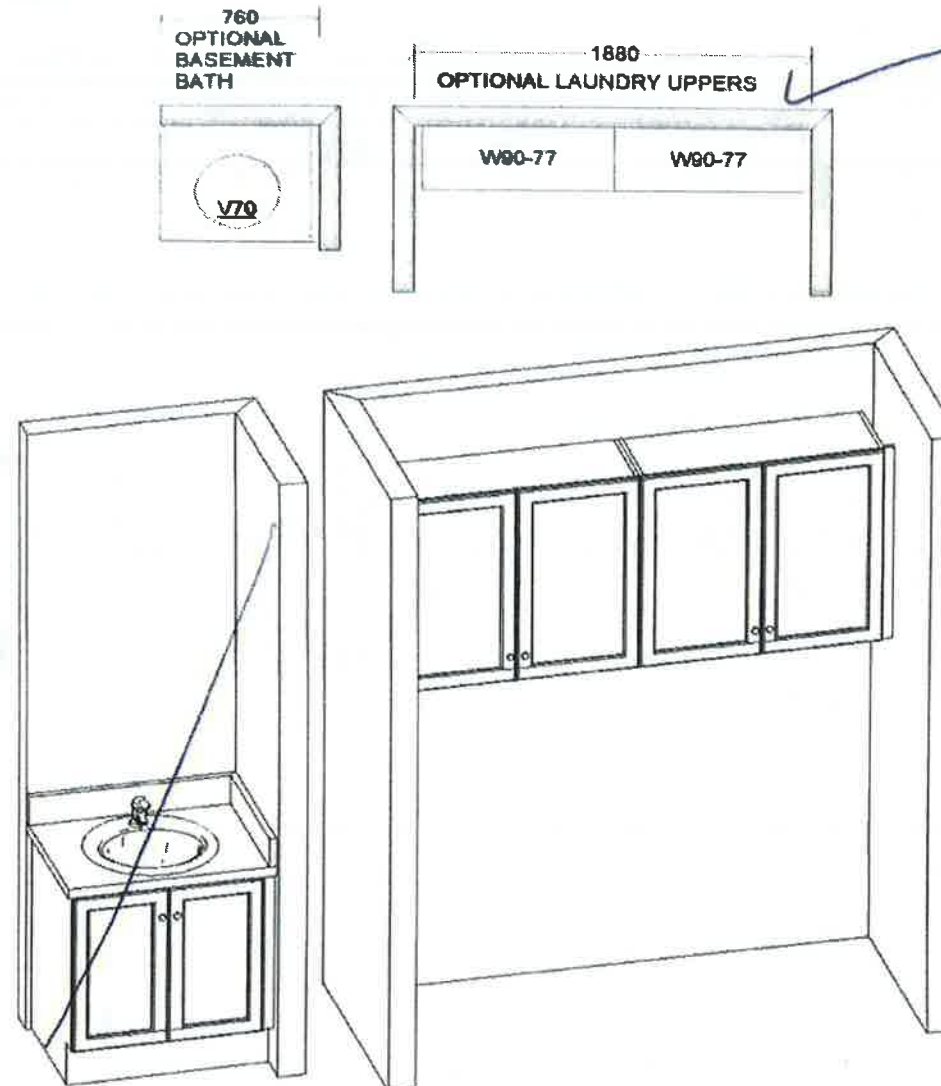
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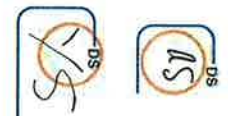


VALERY HOMES
NORTH OAKVILLE
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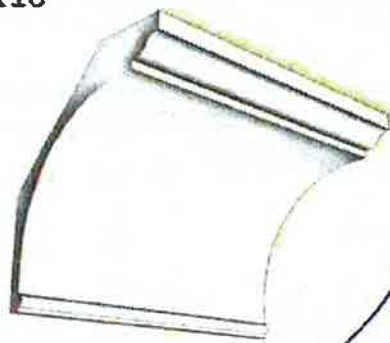
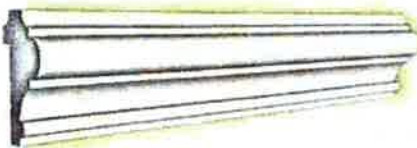
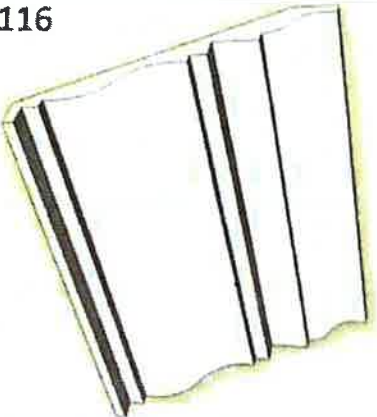
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